BOOK 4939 PAGE 901

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
(NAME)	FIRST FEDERAL SAVINGS & LOAN	
(STREET ADDRESS OR ROUTE NUMBER)	(NAME) UNION AT FOURTH	171
(CITY) (STATE) (ZIP CODE)	(STREET ADDRESS) NASHVILLE, TENNESSEE 37219	55 FW
	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of Ten and no/100 ($10.00)---------- DOLLARS

Cash in hand paid and other good and valuable considerations, the receipt of which are hereby acknowledged; we

AUG-8[75]	CONV	57,500.00		
AUG-8[75]	S'TAX		A* 149.50	
AUG-8[75]	PR'FEE		A* .50	
AUG-8[75]	W'DEED		A* 4.00	* 154.00

James A. Ford and wife, Zoraida V. Ford

have bargained and sold, and by these presents do transfer and convey unto the said Jack D. Taylor and wife, Elizabeth R. Taylor

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 1 on the Plan of the Re-Subdivision of Lots 18 and 19, Brentwood Gardens, as of record in Book 4660, page 79, Register's Office for Davidson County, Tennessee, described as follows:

Beginning at a point in the northerly margin of Valley View Road at the common corner of Lots 1 and 3; thence with the line between said lots in a northerly direction 137.0 feet to a point in the southwesterly corner of Lot 2; thence with the line between said Lots 1 and 2 in an easterly direction 286.11 feet to a point in the westerly margin of Cloverland Drive; thence with said Drive in a southerly direction 127.53 feet to a concrete monument in the beginning of a curve to the right having a radius of 25.0 feet; thence around said curve in a southwesterly direction 40.74 feet to a point in the northerly margin of Valley View Road; thence with said Road in a westerly direction 268.14 feet to the point of beginning.

Being the same property conveyed to James A. Ford and wife, Zoraida V. Ford by deed of record in Book 4745, page 500, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to easements, restrictions, set back lines of record, and taxes for 1975, applicable to said property.

unimproved ( )
This is improved (X) property, known as Route #2, Cloverland Drive (House Number) (Street)
Brentwood, Tennessee 37027
(P. O. Address) (City or Town) (Zip Code)

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. And we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And we do further covenant and bind ourselves, our heirs and representatives to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns against the lawful claims of all persons, whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 5th day of August, 19 75.

James A. Ford

Zoraida V. Ford

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, V. L. Baldyga, a Notary Public in and for said County and State, the within named James A. Ford and wife, Zoraida V. Ford

the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 5th day of August, 1975.

My commission expires 8-1-77 Notary Public V. L. Baldyga

V. L. BALDYGA NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as such _____ and attesting the same by the said _____ as such _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $57,500.00 This is equal to or greater than the property would bring at a fair and voluntary sale.

Jack Douglas Taylor

Sworn to and subscribed before me this 5th day of Aug, 1975.

My commission expires 8-1-77 Notary Public V. L. Baldyga

V. L. BALDYGA NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

This instrument was prepared by:	
Name	Address

WARRANTY DEED

FROM JAMES A. FORD & WIFE, ZORAIDA V. FORD

TO JACK D. TAYLOR & WIFE, ELIZABETH R. TAYLOR

D 10364

IDENTIF. REFERENCE

AUG 8 3 14 PM '75

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219